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SPECIAL WARRANTY DEED



Doc#: 0423310185
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 08/20/2004 03:36 PM Pg: 1 of 3

09-29525
245

THE GRANTOR, MOK Limited Partnership, a Delaware limited partnership, for and in consideration of TEN & 00/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, SELLS and CONVEYS to 9-25 W. Hubbard, LLC, an Illinois limited liability company, all its interest in the following described REAL ESTATE, situated in the City of Chicago, County of Cook, State of Illinois, to wit:

THE EAST 1/2 OF LOT 12 (EXCEPT THE WEST 6 INCHES THEREOF) AND ALL OF LOT 13 IN BLOCK 1 IN WOLCOTT ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 17-19 W. Hubbard, Chicago, Illinois 60610

Permanent Real Estate Index Numbers: 17-09-262-005-0000 and 17-09-262-006-0000

MOK Limited Partnership warrants that it has good and merchantable title to the property located at 17-19 W. Hubbard St. in the City of Chicago, County of Cook, State of Illinois, **SUBJECT TO** public and utility easements, public roads and highways, general real estate taxes for 2003 and 2004, tenancies, party wall rights, public laws and ordinances, security interests in chattels on the land and encroachments.

Dated this 14th day of April, 2004.

MOK Limited Partnership,
By: MOK, L.L.C.
an Illinois limited liability company

By: Peter Kane
Peter Kane, Its Manager

SEE TRUSTEE'S DEED RECORDED APRIL 26, 2004 AS DOCUMENT NUMBER 0411703047 FOR TRANSFER FEES PAID

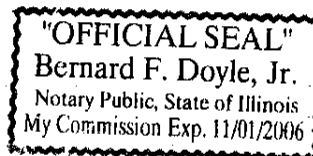
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STATE OF ILLINOIS) ss
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify PETER KANE, as Manager of MOK LLC, the sole general partner of MOK Limited Partnership, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 14th day of April, 2004.

B. F. Doyle, Jr. (Notary Public)



Prepared By: Bernard F. Doyle, Jr.
 Doyle & Bolotin, Ltd.
 10 S. LaSalle Street, Suite 3450
 Chicago, Illinois 60603

Mail To:
 Robert M. Gomberg, Esq.
 Gomberg, Sharfman, Gold & Ostler P.C.
 208 South LaSalle Street, Suite 1200
 Chicago, Illinois 60604

Bernard F. Doyle, Jr.
 Doyle & Bolotin, Ltd.
 10 S. LaSalle Street, Suite 3450
 Chicago, Illinois 60603

Name & Address of Taxpayer:
 9-25 W. Hubbard, LLC
 1010 Hillside
 Northbrook, Illinois 60062

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 8/20, 2004 Signature Ramiro Huerta

Subscribed and sworn to before me

by the said agent

this 20th day of August, 2004

Mary Ellen Richter
Notary Public



The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 8/20, 2004 Signature Ramiro Huerta

Subscribed and sworn to before me

by the said agent

this 20th day of August, 2004

Mary Ellen Richter
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C Misdemeanor for the first offence and of a Class A Misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if except under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)